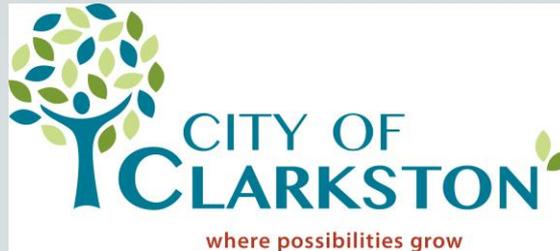


PUBLIC HEARING TO ADOPT THE 2013 MILLAGE RATE



**City of Clarkston
June 25, 2013**

PUBLIC HEARING TO ADOPT 2013 MILLAGE RATE

AGENDA

- ▶ Millage rate presentation and discussion
- ▶ Public Hearing
- ▶ Adopt resolution setting the total millage -
Regular Meeting – July 2, 2013



WHAT IS THE PROCESS?

- ▶ The Council must hold only two public hearings due to the proposed millage rate not increasing. Three hearings required if there will be an increase
 - ▶ June 25th Work Session
 - ▶ July 2nd Regular Meeting
- ▶ The purpose of the meetings is to take public comment on the millage rate for consideration in setting the final adopted rate
- ▶ After the conclusion of the final Public Hearing , the Council will vote to adopt the final millage rate for 2013

FIRST, A FEW DEFINITIONS



APPRAISED VALUE

The total estimated value of your property (land and building), as determined by the DeKalb County Tax Assessor's Office

ASSESSED VALUE

- ▶ Typically 40% of the Appraised total value
- ▶ You may have exemptions that will lower this amount even more, e.g.... Homestead and Over age 65

TAX DIGEST

- ▶ The value of all the property in an area
- ▶ Like your individual property, this figure is generally given at 40% of the total appraised value



WHAT IS A “MILL”?

A property tax levy of \$1.00 per \$1,000 of taxable property value

So, if the rate is *10 mills*, then you would owe 10 dollars for every \$1,000 of the *assessed* value for your house.

ROLLBACK RATE

The rollback rate is the millage rate that would raise the same amount of revenue as last year if applied to the current tax digest.

NOW FOR THE NUMBERS...



TAX MILLAGE HISTORY

<u>Fiscal Year</u>	<u>Millage Rate</u>
2003	4.798
2004	4.614
2005	11
2006	11
2007	11
2008	11
2009	11
2010	11.313
2011	14.00
2012	17.95
2013 (Proposed)	17.95

GROSS DIGEST HISTORY

2007	\$100,673,813
2008	\$99,248,731
2009	\$97,624,713
2010	\$92,764,259
2011	\$77,799,972
2012	\$70,278,203
2013	\$64,729,727

CITY OF CLARKSTON GROSS DIGEST 3 YEAR HISTORY

- ▶ 16.13% in 2011 ↓
- ▶ 9.7% in 2012 ↓
- ▶ 7.9% in 2013 ↓
- ▶ **33.73% - Three Year Period** ↓

ROLL BACK MILLAGE RATE

▶ Rollback Millage Rate	19.445
▶ Current & Proposed Millage Rate	17.950
▶ Percentage Difference	7.69%

2013 POTENTIAL TAX REVENUE

17.95 Millage Rate

Gross Digest	\$64,729,727
Less Exemptions	\$1,685,864
Net Digest	\$63,043,863

$(17.95 / 1000 = 0.01795 \times 63,043,863) =$

Total Tax Levy **\$1,131,637**

2013 Anticipated Property Tax \$1,131,637 + (\$38,502) = \$1,170,139

2013 Budget Property Tax \$1,087,500

2013 Budget General Fund Budget **\$3,321,280**

OTHER CONSIDERATIONS...



2013 EXPENDITURES AND REVENUES

- ▶ **General Fund Operating Expenditures**
 - ▶ Small margin of error due to size of budget
 - ▶ Current expenditures YTD on target
- ▶ **Revenues**
 - ▶ Limited revenue sources
 - ▶ Most funds are performing as anticipated



SO.....

**What does this mean for
the taxpayer?**



HOW ARE MY TAXES COMPUTED?

Appraised Value	50,000
Assessed Value	<u>20,000</u>
Taxable Value	20,000
Divided by 1,000	20
X Millage Rate	<u>17.950</u>
City Property Taxes	\$359

HOW ARE MY TAXES COMPUTED?

Appraised Value	75,000
Assessed Value	<u>30,000</u>
Taxable Value	30,000
Divided by 1,000	30
X Millage Rate	<u>17.950</u>
City Property Taxes	\$538.50

HOW ARE MY TAXES COMPUTED?

Appraised Value	100,000
Assessed Value	<u>40,000</u>
40,000	
Taxable Value	40,000
Divided by 1,000	40
X Millage Rate	17.950
	<hr/>
City Property Taxes	\$718

CITIES IN DEKALB PROPOSED MILLAGE 2013

	<u>Proposed (advertised)</u>	<u>Prior Year Rate</u>
Avondale Estates	12.165	10.957
Chamblee	7.379	7.400
Decatur	13.00 (50%)	13.00
Doraville	9.00	8.043
Lithonia	17.869	17.080
Pine Lake	29.824	24.190
Stone Mountain	21.819	15.60
Clarkston	17.950	17.950

PUBLIC DISCUSSION

